



**Address:** [3725 W 4TH ST](#)  
**City:** FORT WORTH  
**Georeference:** 26480-7-2R2  
**Subdivision:** MONTICELLO ADDITION-FORT WORTH  
**Neighborhood Code:** A4C020A

**Latitude:** 32.7539042169  
**Longitude:** -97.3720440425  
**TAD Map:** 2036-392  
**MAPSCO:** TAR-061Z



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

**PROPERTY DATA**

**Legal Description:** MONTICELLO ADDITION-FORT WORTH Block 7 Lot 2R2

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- FORT WORTH ISD (905)

**State Code:** A  
**Year Built:** 2005  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 40621235  
**Site Name:** MONTICELLO ADDITION-FORT WORTH-7-2R2  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,272  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 3,117  
**Land Acres<sup>\*</sup>:** 0.0715  
**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
GRASS CONOR  
ERVIN JULIE  
**Primary Owner Address:**  
3725 W 4TH ST  
FORT WORTH, TX 76107

**Deed Date:** 5/17/2019  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D219172738](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COURY JOSHUA;COURY K ZDEBLICK	8/30/2013	<a href="#">D213236521</a>	0000000	0000000
CURTIS MICHAEL ETAL	9/20/2006	<a href="#">D206305669</a>	0000000	0000000
VILLAGE HOMES LP	1/1/2004	000000000000000	0000000	0000000

## VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised <sup>+</sup>
2025	\$429,735	\$140,265	\$570,000	\$570,000
2024	\$429,735	\$140,265	\$570,000	\$570,000
2023	\$455,116	\$140,265	\$595,381	\$526,251
2022	\$338,145	\$140,265	\$478,410	\$478,410
2021	\$320,235	\$140,265	\$460,500	\$460,500
2020	\$324,735	\$140,265	\$465,000	\$465,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

## EXEMPTIONS / SPECIAL APPRAISAL

- HOMESTEAD GENERAL 11.13(b)

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.